

203 JAY STREET

OFFICE SPACE
FOR LEASE

53,000 RSF BLOCK AVAILABLE
DIVISIBLE TO 3,077 RSF ON
9,397 RSF FLOORS

OUTDOOR SPACE

Perched at the nexus of DUMBO, Downtown Brooklyn, and Brooklyn Heights – 203 Jay is a boutique new construction opportunity offering flexible programming with fully furnished turn-key opportunities. Featuring floor-to-ceiling glass on 4 sides, incredible views, and state-of-the-art infrastructure & amenities, the building offers a unique work environment unlike any other in this DUMBO/ Downtown Brooklyn submarket.

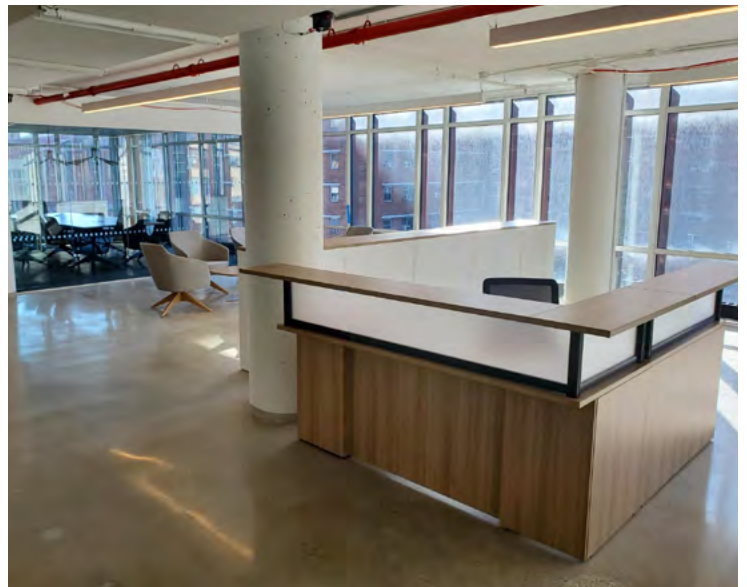
FLOOR-TO-CEILING GLASS



POLISHED CONCRETE



KITCHEN



FITNESS CENTER

203 JAY STREET

BUILDING AVAILABILITIES

- POSSESSION: Immediate
- RENT: Upon Request
- TERM: Flexible

FLOOR	AREA
Entire 8 th Floor	7,962 RSF — White Boxed, Private Terrace
Partial 7 th Floor	3,077 RSF — Pre-built, Fully Furnished
Entire 6 th Floor	9,397 RSF — Pre-built, Fully Furnished
Partial 5 th Floor	4,706 RSF — Pre-built, Fully Furnished
Partial 4 th Floor	Divisible to 3,077 RSF — Pre-built, Fully Furnished
Entire 3 rd Floor	9,397 RSF — White Boxed
Entire 2 nd Floor	9,312 RSF — White Boxed, Private Terrace
TOTAL	53,248 RSF

SPACE FEATURES

- Boutique full floor opportunities
- Oversized windows throughout
- Incredible light and views
- Private terraces

BUILDING FEATURES

- 24/7 Access
- Bike storage
- Fitness Center
- Parking
- Excellent proximity to transportation

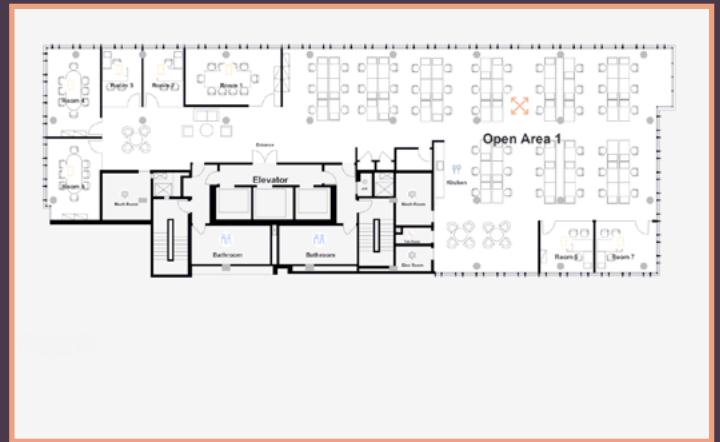
203 JAY STREET

FLOOR 2-5 PLANS

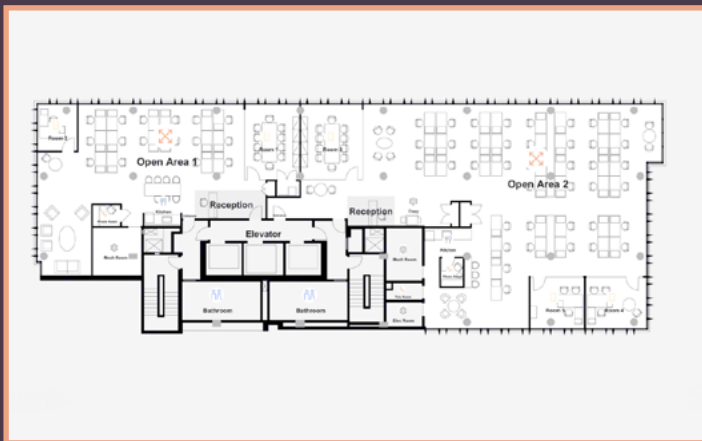
ENTIRE 2ND FLOOR — 9,312 RSF



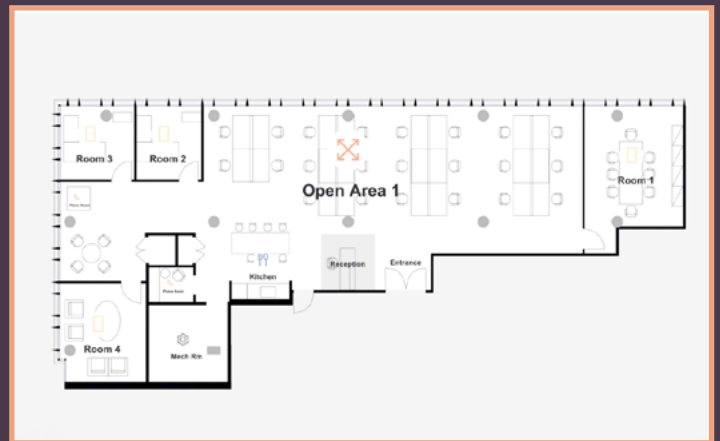
ENTIRE 3RD FLOOR — 9,397 RSF



PARTIAL 4TH FLOOR — Divisible to 3,077 RSF



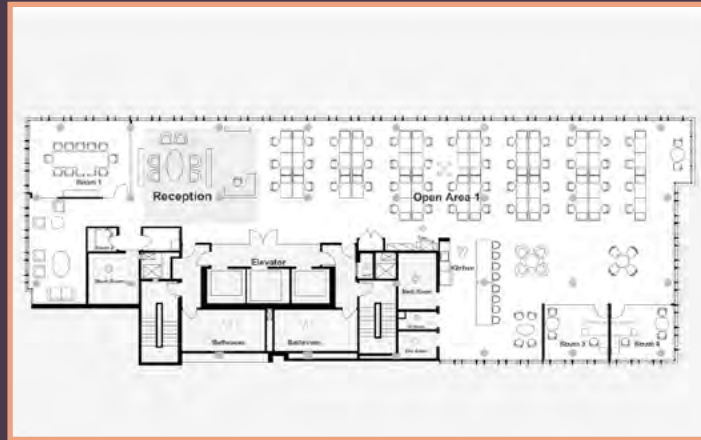
PARTIAL 5TH FLOOR — 4,706 RSF



203 JAY STREET

FLOOR 6-8 PLANS

ENTIRE 6TH FLOOR – 9,397 RSF



PARTIAL 7TH FLOOR – 3,077 RSF



ENTIRE 8TH FLOOR – 7,962 RSF



203 JAY STREET

EXCELLENT PROXIMITY TO TRANSPORTATION



2

3

4

5

A

C

F

R

203 JAY STREET



CHARLES BORROK
+1 212 841 7550
charles.borrok@cushwake.com

PATRICK DUGAN
+1 718 606 7079
patrick.dugan@cushwake.com

MICHELLE MEAN
+1 212 660 7767
michelle.mean@cushwake.com

CARLISLE WHEELER
+1 212 841 7545
carlisle.wheeler@cushwake.com

MAX MOND
+1 212 698 2605
max.mond@cushwake.com

©2022 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.